

**ALL INCLUSIVE OFFICE SUITE
CENTRAL HOVE LOCATION
278 SQ FT
TO LET**



**2a CHURCH ROAD
HOVE
BN3 2FL**

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2a CHURCH ROAD, HOVE BN3 2FL

LOCATION	Situated on the southern side of Church Road, Hove accessed via a self-contained entrance in First Avenue. Church Road is the main commercial thoroughfare of Hove containing a mixture of retail shops, restaurants, offices and main high street banks including Natwest, HSBC and Lloyds.	
ACCOMMODATION	Second Floor office all arranged as follows:	
	SECOND FLOOR	
	Front office	18'8 x 11'2 + 7 x 10 278 sq ft (25m2)
	<ul style="list-style-type: none">• Male & Female WC on half landing• Communal Kitchen• Fully carpeted• Entry Phone	
TENURE	Leasehold/Licence	
LEASE	A new Lease/licence for a term to be agreed	
RENT	£700 per calendar month inclusive of all bills (All rents are inclusive of all bills excluding internet and telecoms)	
VIEWING	Strictly via a prior appointment through agent: Tom Graves Property Ltd Tel: 01273 233333	